

DISTRICT VI ADVISORY BOARD

Minutes

Wednesday
September 5, 2001
7:00 p.m.

Evergreen Recreation Center
2700 N. Woodland

Members Present

Linda Matney
John Van Walleghen
Bob Wine
Bob Schreck
David Pendergraft
Rosalie Bradley
Doratheia Sloan
John Cohoon

Members Absent

Wintilio Ortiz
Veronica Casados
Bickley Foster/excused

Guests

listed at end

Council Member Fearey called the meeting to order at 7:00 p.m. and welcomed guests. DAB members were then asked to introduce him or herself and the area they represented.

After introductions were complete, **Council Member Fearey** asked to approve modifies or amends to the August 6th minutes presented. Minutes were approved as submitted.

(Schreck/Matney 8-0)

Council Member Fearey asked to approve modifies or amends to the agenda presented.

Amends to the *Announcement section* 1) The Parks Department introduction of new employees was listed for October DAB meeting but will not be until November DAB meeting; 2) Day Reporting Center; 3) September 11th Riverside meeting; and 4) Alternative Correctional Housing meeting. Agenda was approved with amendments.

(VanWalleghen/Schreck 8-0)

PUBLIC AGENDA

The Public Agenda contains requests from members of the public who desire to present matters to the Board. All items will be allowed five (5) minutes of presentation time to clarify the issue, provide background information, and identify the requested action. Printed materials are encouraged.

Citizen Greta Crosby opposes the closing of Marina Lakes and Minisa Library branches. **See attachments 1 and 2. (Letters presented to the Library Board).**

PLANNING

1. **ZON2001-00043 Zone change from "LI" Limited Industrial to extend to the "OT-O" Old Town Overlay District**

On Wednesday, September 5th, the *District VI Advisory Board (DAB)* considered a request for a zone change from **"LI" Limited Industrial to extend to the "OT-O" Old Town Overlay District**. The DAB Members were provided the public notice and MAPD staff comments for review.

The **DAB Members** expressed the following concerns: 1) How many parking spots would be available; 2) lease of parking; 3) what business would be at this site; and 4) how often would there be change of owners for this site.

The agent, Sheldon Kamen, was present to answer questions but none were asked of him. He did state that he would acquire parking as he continues to progress with the project. This area will be used for businesses that are zoned to be at this site.

Action taken: DAB members voted 8-0 (**Sloan/Wine**) to recommend Approval of the zone change request based on staff recommendations.

2. **HPC2001-00117 the Michael Kelly Residence be designated in the Wichita Register of Historic Places as a local landmark**

Kathy Morgan, Planning, presented the background history on the property and made note that this site is adjacent to the Park Place/Fairview Historic District. Any future changes will go before the design review as requested by Wichita Landmark designation.

The applicants are seeking state level designation for the home and also planning to upgrade the property. The applicants were not present.

Member Matney asked if the property next door to this address would be impacted. *Ms. Morgan* stated no.

Action taken: DAB members voted 8-0 (**Bradley/Matney**) to recommend Approval of the Historic Landmark request based on staff recommendations.

BOARD AGENDA

3. **Proposed Affordable Workforce Housing Project**

Richard Lopez, SER and CER, gave an overview of the *Casa Del Norte apartments* that are to be built at 33rd Street and Arkansas Ave. The complex will also have a training and employment center for residents. Qualifications for residence will follow under HUD guidelines.

Questions asked from audience and DAB: responses in italics

- ◇ How much will the rent be? *From \$450 to \$625*
- ◇ Who can qualify for the apartments? *Income guideline eligible*
- ◇ What kind of training will the residents receive? *Personal computers, GED and training educational for specific jobs*
- ◇ What about noise or disturbances? *There will be onsite SER monitors for any activity - 24 hours/day.*
- ◇ What is being asked of the City to support? *Tax credits, tax rebate for 10 year instead have 5 and Industrial revenue bonds with lower interest rates.*

- ◇ Where would the extra children that these facilities bring in go to school? *SER has met with Cloud and Irving principals and is looking at getting the school across from the project reevaluated to open again as an elementary school.*
- ◇ What are the dimensions for the playground? *30-35 ft.*
- ◇ Can anyone apply for this type of assistance if they are building apartments? *Each individual case would need to be reviewed. This project is a multi-million dollar project.*
- ◇ What about water and sanitary sewer? *City has done street improvements and with that has come new water service to accommodate.*

There were also a few residents who spoke in favor of the project and asked the DAB to please consider approval for this type of facility was definitely needed in the area.

Action taken: Motion to approve Industrial Revenue Bonds, Tax Rebate and Tax Credit with recommendation of SER/CER meeting all criteria plus including adequate recreation facilities for all ages of planned population. **(Matney/Sloan 7-1/Wine)**

4. **Library Presentation**

Library Director Cindy Berner presented the 1999 strategic plan for reorganization of public libraries use and needs.

1. Large library in South Wichita
2. Book mobile service added
3. Address the needs of the Westlink area
4. Add or expand Marina Lakes branch
5. Add or expand Rockwell branch

When the Art's and Craft building became available, the site was selected by the City Council to be looked at for possible consolidation of the Marina Lakes and Minisa library branches.

Many issues were then reviewed and a decision made to close the two branches and consolidate bigger and better in this facility. There will be Internet access, other language materials available, a tool-lending library, special space for children's' programs, and extended hours/days of operation. The bus routes will need to be modified to serve the area. Also, the facility will be available to partner with other businesses. *Head Start of Wichita* is looking to go in the facility and offer more classes for pre-school aged children.

DAB Members made some comments from input offered by concerned citizens present:

- ✓ If the book mobile could go to the grocery store at set times for residents to access books from there?
- ✓ If there were any projects to convert any MTA buses into bookmobiles?
- ✓ Will there be sufficient convenient bus service available?

Ms. Berner stated these issues would need to be looked at by the Library board.

Action taken: Motion to approve the Library moving into the old Arts' and Craft building at 25th and Arkansas (**Matney/Schreck 8-0**)

5. **Problem Properties**

- a. Mowing Lot at Pine and Topeka
- b. Across Police Academy lot – many cars
- c. John Van Walleghen will e-mail problem properties
- d. Police picking up real estate signs on Sunday's
- e. Abe's restaurant – abandoned car
- f. Off of 96 going East to womer – pickup abandoned –exit to meridian
- g. Car lot at 25th and Arkansas needs to be ticketed
- h. 37th and womer- no thru truck traffic sign taken down.

Action taken: Receive and follow up with appropriate departments.

6. **Updates on Previous Issues**

1. CDBG Funding for SER Corporation. \$300,000. To go before City Council soon.
2. Day Reporting Center: Rosalie Bradley is the new chair for the ACH board. Ms. Bradley spoke at the MAPC meeting for the CON case pertaining to the DRC.
3. September 11th Riverside meeting: Riverside Park Plan. Please come and view.
4. Alternative Correctional Housing meeting: October 11th, 1:30 pm in first floor board room. Presentation on sex offenders and how soon halfway houses will no longer be able to take them in.
5. Reminder about the Open Meetings act and the responsibilities as DAB members. Council Member Fearey asked to invite Law Department to upcoming DAB meeting to review act.

7. **Neighborhood Reports**

Sherwood Glen: No sidewalk to get to park and speed signs needed. Carol McGinn, County Commissioner at September 18th meeting.

Orchard Park: Association clean up on September 8th from 8:00 – 12:00 starting at 13th and Baker.

North Riverside: Big clean up for September 22nd from 8:00 to noon, starting at Woodland Methodist. Food afterwards. Carol McGinn, County Commissioner at September 17th meeting.

Riverside: September 11th – Riverside Park Plan, Gloria Dei Lutheran, 7:00 pm.

Action taken: Receive and file.

ANNOUNCEMENTS

- A. Wednesday, September 19th DAB meeting is a PUBLIC FORUM, please invite your associations and neighbors
- B. ***Evergreen Neighborhood Center Grand Opening*** on Saturday, September 29th, from 11:00 to 3:00 p.m. Ribbon Cutting Ceremony will be at 2:00 p.m. DAB Members are asked to please attend
- C. October 1st DAB meeting will include: Housing Programs, River Park Improvement Project, 21st and Arkansas intersection and W/SC Comprehensive Plan.

With no further business to discuss the meeting adjourned at 9:54 p.m.
(Schreck/VanWalleghen 8-0)

Respectfully Submitted,

Terri Dozal
District VI Neighborhood Assistant

GUESTS

Lola I Howard	2534 Mascot, 67204
Nile Dillmore	1102 Jefferson, 67203
Shelly Berger	528 Pattie, 67211
Kathy Dittmer	823 Litchfield, 67203
Frank Rodriguez	7015 E. 35 th St N. 67226
Francisco Banuelos	2209 N. Waco, 67204
Gerrie Vann	451 Peterson, 67212
Greta Crosby	2150 N. Meridian #1306, 67204-2049
Susan Murphy	3421 Arkansas 67204
Lee and Monte Bates	3425 Arkansas 67204
Jeanne Hawkin	3233 Jackson, 67204
Tim Claassen	623 Manlo, 67204
Kathy Morgan	MAPD staff
Merl & Bonnie Hollis	2307 N. McLean, 67204
Jerry Prichard	1607 N. Clarence 67203
Cynthia Berner-Harris	Library Director
Joe Rodriguez	Wichita Eagle

Janet Miller	1102 Jefferson, 67203
Sheldon Kamen	800 E. 21 st .
Berle & Maurine Willis	3834 Woodrow, 67204
R.E. Grant	Wichita, Ks
Dale H. Ober	Wichita, Ks
Libby Eaton	3701 Jeanette, 67204
Wilma J. Lange	3257 N. Jackson, 67204
Roberta Crawford	3254 Jackson
Mike Richenberger	3427 Arkansas 67204
Ruth Shue	3906 Garland
Vivian Vasser	67204
Elia Salas	1943 N. Market, 67214
Wendell Turner	2623 Fairview, 67204
Officer John Ryan	Patrol North
Leslie Hicks	2230 Cardinal, 67204
Marvin & Mary Jo Stang	4124 Westport, 67212
Daniel Oropesa	2437 N. Market
Carolyn Benitez	3460 N. Park Place
Delia Lopez-Salas	
Richard Lopez	
Don Folger	